

HOUSE BILL 972
By Bunch

AN ACT to amend Tennessee Code Annotated, Title 66,
relative to the Uniform Residential Landlord and
Tenant Act.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Section 66-28-104, is amended by deleting subdivision (13)(B), in its entirety and by redesignating present subdivision (C) as subdivision (B).

SECTION 2. Tennessee Code Annotated, Section 66-28-305, is amended by deleting the period at the end of the first sentence and by adding the following language to the end of the sentence:

and transfer of the security deposit to the bona fide purchaser.

SECTION 3. Tennessee Code Annotated, Section 66-28-305, is further amended by deleting the last sentence in its entirety.

SECTION 4. Tennessee Code Annotated, Section 66-28-401(5), is amended by deleting the subdivision in its entirety and by substituting instead the following language:

(5) Act and require other persons on the premises with the tenant's or other occupants' express or implied consent to act in a manner that will not disturb the neighbors' peaceful enjoyment of the premises.

SECTION 5. Tennessee Code Annotated, Section 66-28-405, is amended by deleting the second sentence in its entirety and by substituting instead the following language:

Upon such prima facie evidence of abandonment or upon other reasonable factual circumstances, the landlord is then expressly authorized to enter, remove and store all personal items belonging to tenant.

SECTION 6. This act shall take effect July 1, 2005, the public welfare requiring it.